



Thane

PROFORMA INVOICE

 Vastukala Consultants (I) Pvt Ltd B1-001,U/B FLOOR, BOOMERANG,CHANDIVALI FARM ROAD, ANDHERI-EAST, MUMBAI - 400072 GSTIN/UIN: 27AADCV4303R1ZX State Name : Maharashtra, Code : 27 E-Mail : accounts@vastukala.co.in	Invoice No.	Dated				
	PG-2060/24-25	30-Aug-24				
	Delivery Note	Mode/Terms of Payment				
		AGAINST REPORT				
	Reference No. & Date.	Other References				
Buyer (Bill to)	Buyer's Order No.	Dated				
BANK OF MAHARASHTRA-TMC BRANCH THANE THANE MUNICIPAL CORPORATION BUILDING, GROUND FLOOR,PANCHPAKHADI,THANE-WEST GSTIN/UIN : 27AACCB0774B1Z4 State Name : Maharashtra, Code : 27	Dispatch Doc No.	Delivery Note Date				
	010833/2307959					
	Dispatched through	Destination				
	Terms of Delivery					
SI No.	Particulars	HSN/SAC	GST Rate	Amount		
1	VALUATION FEE	997224	18 %	2,500.00		
	CGST			225.00		
	SGST			225.00		
	Total			2,950.00		
Amount Chargeable (in words)				E. & O.E		
Indian Rupee Two Thousand Nine Hundred Fifty Only						
HSN/SAC	Taxable Value	CGST Rate	CGST Amount	SGST/UTGST Rate	SGST/UTGST Amount	Total Tax Amount
997224	2,500.00	9%	225.00	9%	225.00	450.00
Total	2,500.00		225.00		225.00	450.00
Tax Amount (in words) : Indian Rupee Four Hundred Fifty Only						
Remarks: 010833/2307959 Mr. Ramesh Asaraji Patil & Mrs. Anjali Ramesh Patil - Residential Flat No. 2503, 25th Floor, "Maansarovar Building", Opp. TMC Office, Plot No. 394/A, 394/C, TPS No. 1, Village - Panchpakhadi, Taluka - Thane, District - Thane, Thane (West), PIN Code - 400 601, State - Maharashtra, India. Company's PAN : AADCV4303R				Company's Bank Details Bank Name : ICICI BANK LTD A/c No. : 340505000531 Branch & IFS Code: THANE CHARAI & ICIC0003405		
Declaration NOTE - AS PER MSME RULES INVOICE NEED TO BE CLEARED WITHIN 45 DAYS OR INTEREST CHARGES APPLICABLE AS PER THE RULE. MSME Registration No. - 27222201137				 UPI Virtual ID : VASTUKALATHANE@icici		
Customer's Seal and Signature				for Vastukala Consultants (I) Pvt Ltd ASMITA JAYSING RATHOD Digitally signed on 31-08-2024 10:27:10 Authorised Signatory		

This is a Computer Generated Invoice



Re.C.

02/09/2024





VASTUKALA
Unlocking Excellence

www.vastukala.co.in

MSME Reg No: UDYAM-MH-18-0083617

An ISO 9001 : 2015 Certified Company

CIN: U74120MH2010PTC207869

Vastukala Consultants (I) Pvt. Ltd.

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31/21-437-PSRJ

Date: 30.08.2024

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 2503, 25th Floor, "Maansarovar Building", Opp. TMC Office, Plot No. 394/A, 394/C, TPS No. 1, Village - Panchpakhadi, Taluka - Thane, District - Thane, Thane (West), PIN Code - 400 601, State - Maharashtra, India belongs to **Mr. Ramesh Asaraji Patil & Mrs. Anjali Ramesh Patil**.

Boundaries	:	Building	Flat
North	:	Meridian Tower	Flat No. 2504
South	:	Almeda Road	Passage
East	:	Shree Nateshwar Mahadev Mandir Marg	Flat No. 2505
West	:	Daffodil CHS	Building

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighbourhood and method selected for valuation, we are of the opinion that, the property premises can be assessed for this particular purpose at **₹ 4,47,00,000.00 (Rupees Four Crore Forty Seven Lakh Only)**.

The valuation of the property is based on the documents produced by the concern. Legal aspects have not been taken into considerations while preparing this report.

Hence certified

For VASTUKALA CONSULTANTS (I) PVT. LTD.

Manoj Chalikwar

Director

Digitally signed by Manoj Chalikwar
DN: cn=Manoj Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=manoj@vastukala.org, c=IN
Date: 2024.08.31 10:35:32 +05'30'

Auth. Sign.



Manoj Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. IBBI/RV/07/2018/10366

Bank Of Maharashtra Empanelment No.: AX33 /CREMON/Valuer/Empanelment/Sr No.55/2019-20

Encl.: Valuation report



Thane : 101, 1st Floor, Beth Shalom, Near Civil Hospital, Thane (W) - 400601, (M.S),INDIA
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Our Pan India Presence at :

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